



**THE CITY OF SAN DIEGO**  
**Date Of Notice:** November 26, 2002

# **NOTICE OF PUBLIC HEARING PLANNING COMMISSION**

Job Order Number 99-0517 - PTS1531

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| <b>DATE OF HEARING:</b>      | <b>December 12, 2002</b>   |
| <b>TIME OF HEARING:</b>      | <b>9:00 a.m.</b>   |
| <b>LOCATION OF HEARING:</b>  | <b>Council Chambers, 12th Floor, City Administration Building,<br/>202 C Street, San Diego, California</b> |
| <b>PROJECT TYPE/NUMBER:</b>  | <b>Site Development Permit No. 9200/Planned Development Permit<br/>No. 9201/Deviations</b>                 |
| <b>PROJECT NAME:</b>         | <b><u>NATIONAL LLC</u></b>   |
| <b>APPLICANT:</b>            | <b>Elkins-Zirpolo</b>  |
| <b>COMMUNITY PLAN AREA:</b>  | <b>Southeastern San Diego Community</b>  |
| <b>COUNCIL DISTRICT:</b>     | <b>8</b>   |
| <b>CITY PROJECT MANAGER:</b> | <b>Judy Johnson, Development Project Manager</b>   |
| <b>PHONE NUMBER:</b>         | <b>(619) 446-5224</b>  |

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As a property owner, tenant or person who has requested notice, you should know that the Planning Commission will hold a public hearing to approve, conditionally approve or deny an application for a Site Development Permit/Planned Development Permit to construct three, single-story, multi-tenant retail buildings which includes 12 individual retail suites; a fast food facility with a drive-thru, a sit-down food restaurant and 108 open parking spaces, on a 1.93 acre site at 2828 National Avenue between 28th Street and 29th Street. The project includes deviations to development regulations for: (1) building off-setting planes; (2) for one building (on 29th Street) that will encroach approximately 6'-0" into the street side yard where 10'-0" is required; (3) for two parking spaces (one on 28th Street and one space on 29th Street) that will encroach approximately 3'-0" each into the street side yard where 10'-0" setback is required; (4) for a fence, posts and trellises that will all be located in the street side yard, varying from 0'-0" to 3'-0", on 28th Street & 29th Street, where a 10'-0" street side yard setback is required.

The decision of the Planning Commission is final unless appealed to the City Council. In order to appeal the decision of the Planning Commission, you must be present at the public hearing and file a speaker slip concerning the application or have expressed interest by writing to the Planning Commission before the close of the public hearing. To file an appeal, contact the City Clerk at 202 "C" Street, Second Floor. The appeal must be made within 10 working days of the Planning Commission decision. If you wish to challenge the City's action on the above proceedings in court, you may be limited to addressing only those issues you or someone else have raised at the public hearing described in this notice, or written in correspondence to the City at or before the public hearing.

If you have any questions after reviewing this information, you can contact the City Project Manager listed above.

This information will be made available in alternative formats upon request. To request an agenda in alternative format or to request a sign language or oral interpreter for the meeting, call the Disability Services Program Coordinator at 236-5979 at least five working days prior to the meeting to insure availability. Assistive Listening Devices (ALD's) are available for the meeting upon request.

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